

Minutes of the Property Committee Meeting

The Property Committee of the McLean County Board met on Thursday, September 1, 2005 at 3:00 p.m. in Room 400, Government Center, 115 E. Washington Street, Bloomington, Illinois.

Members Present: Vice Chairman Selzer, Members Dean, Ahart and Moss

Members Absent: Chairman Bostic and Member Harding

Staff Present: Mr. John Zeunik, County Administrator; Mr. Terry Lindberg, Assistant County Administrator; Ms. Jude LaCasse, Assistant to the County Administrator

Department Heads/
Elected Officials

Present: Mr. Bill Wasson, Director, Parks and Recreation; Mr. Jack Moody, Director, Facilities Management Department

Vice Chairman Selzer called the meeting to order at 3:00 p.m.

Vice Chairman Selzer presented the Minutes of the August 4, 2005 Property Committee meeting. Hearing no objections or corrections, Vice Chairman Selzer accepted and placed the minutes on file as submitted.

Mr. Jack Moody, Director, Facilities Management, presented a request for approval of a Vanguard Energy Services Natural Gas Contract for County Facilities for 2005-2007. He reminded the Committee that, on July 22, 2003, McLean County entered into a two-year Rate-74 natural gas supplier contract with Vanguard Energy Services, which expires on August 31, 2005. Mr. Moody explained that proposals were solicited in 2003 with four main gas suppliers authorized to sell gas in this area. Vanguard Energy had the lowest proposal. He noted that problems existed with the other gas suppliers whose services fees were almost three times higher than Vanguard. Mr. Moody reported that a new two-year contract with Vanguard will be at the same rates as the current contract.

Mr. Moody reviewed the attachments included in the Property Committee Agenda Packet, noting that Attachment #1 shows the rising cost of natural gas since March, 1999. Attachment #2 shows a comparison of buying natural gas from NICOR vs. buying natural gas from Vanguard Energy Services, a savings of \$37,173.00 over the past two years.

Motion by Moss/Ahart to recommend approval of a Vanguard Energy Services Natural Gas Contract for County Facilities for 2005-2007.

Motion carried.

Mr. Moody shared a letter from Mr. Kevin Crutcher, President of The Coffee Depot, which stated that they have decided not to pursue a second kiosk at the Government Center. Mr. Moody cited location difficulties and cost prohibition, including plumbing expenses, as the two major reasons for their decision.

Vice Chairman Selzer asked what the cost would be to run plumbing to the north lobby of the Government Center, which was the desired location. Mr. Moody replied that it would cost \$8,000.00. He added that the coffee kiosk itself is approximately \$30,000.00.

Vice Chairman Selzer asked if the County would pursue the possibility of contacting other food vendors. Mr. Moody replied that there is a lot of restaurant competition downtown and there may be a new restaurant opening in the Snyder Building. Vice Chairman Selzer wondered if other downtown businesses would be opposed to the Government Center adding a restaurant facility in the building. Ms. Ahart noted that State Farm has its own cafeteria. Vice Chairman Selzer suggested that it would be nice to take advantage of the kitchen area which already exists in the lower level of the building.

Mr. Moody presented a status report on the February 14th fire damage and repairs at the Old Courthouse. He indicated that the insurance company, the architects, Mr. Koos and he met with two restoration disaster recovery firms. Mr. Moody stated that one of the firms has submitted its detailed proposal with full costs, and they are waiting for the second proposal. He noted that when both proposals are ready, reviewed and once a decision is made, he will report the results to the Property Committee.

Vice Chairman Selzer asked what is the estimate on the proposal received. Mr. Moody replied that it is \$65,000.00. Vice Chairman Selzer suggested that if there were any projects the County wanted to do while the scaffolding was already erected for the repairs, it would be a good time to do them. Mr. Moody replied that he did not know how the insurance company would react, but agreed that it would be the perfect opportunity to complete other possible projects that would require scaffolding. He thought an arrangement could be made to take advantage of the scaffolding.

Mr. Moody announced that the McLean County Museum of History was selected to receive the 2005 Richard H. Driehaus Foundation Award for Outstanding Restoration from the Landmarks Preservation Council of Illinois for the dome restoration project at the Old Courthouse. Mr. Moody stated that he and the project team were invited to the awards dinner and ceremony to be held on Saturday, October 15th in the Stock Exchange Trading Room at the Art Institute of Chicago.

Mr. Moody advised the Committee that this is a very significant honor. He indicated that a very professional presentation was developed by architects, Wiss, Janney, Elstner, and submitted, with their application, to the Landmarks Preservation Council of Illinois.

Mr. Moody advised that Wiss, Janney, Elstner paid for the tickets for Mr. Koos and he to attend the ceremony. Mr. Moody stated that information on purchasing tickets was provided to key people and companies involved with the dome restoration. He stated that Wiss, Janney, Elstner will have several representatives attending the ceremony, Kajima is sending several people, Mr. Koos invited Museum of History Board members to attend, and Mr. Zeunik and Chairman Sweeney may attend. Mr. Moody noted that McLean County will be well represented.

Mr. Moody reported that, over the past year, there have been several HVAC issues within the Government Center. He announced that, beginning, Friday, September 2nd, the problems will be corrected and should be completed by Tuesday, September 6th.

Vice Chairman Selzer asked Mr. Moody to investigate the possibility, including the cost, of constructing a new McLean County sign at the entrance of Fairview Park. He suggested that the sign could include community events. Vice Chairman Selzer also suggested that the Extension Office be asked to provide appropriate landscaping to represent McLean County. Mr. Moody replied that this might be a good project for the 2006 budget. It was pointed out by Mr. Wasson that the Town of Normal has very strict signage restrictions.

Mr. Zeunik reported that, at one time, there was an arrangement for the County to receive an annual payment from the operation of the Aquatic Center at Fairview Park. When the lease was renegotiated, the Town of Normal agreed to take care of all of the roads and parking lots on the County property at Fairview, including snow removal. Mr. Zeunik noted that Normal recently approached the County with some projects they would like to do at Fairview Park. He indicated that there may be some proposals presented to the Property Committee before the end of the year. Mr. Zeunik suggested that this may be a good opportunity to discuss a new sign with the Town of Normal.

Vice Chairman Selzer asked if there were any further questions for Mr. Moody. Hearing none, he thanked him.

Vice Chairman Selzer presented a request on behalf of Jennifer Ho, Risk Management, for approval to display Silent Witness Exhibits and to host a Press Conference on October 10 on the grounds of the Law and Justice Center, and to hold a Candlelight Vigil on October 11, 2005 on the grounds of the Old Courthouse on behalf of the Corporate Alliance to end Partner Violence (CAEPV).

Motion by Ahart/Dean to recommend approval to display the Silent Witness Exhibits and to host a Press Conference on October 10th on the grounds of the Law and Justice Center, and to hold a Candlelight Vigil on October 11th on the grounds of the Old Courthouse on behalf of the Corporate Alliance to end Partner Violence (CAEPV).
Motion carried.

Mr. Bill Wasson, Director, Parks and Recreation, presented his General Report. He noted that all the usage numbers are consistent with previous years. Mr. Wasson indicated that the boat rental numbers are a little low; however, beach usage is up dramatically over last year, probably due to the temperatures this summer.

Mr. Wasson reported that the Parks and Recreation Department recently received notification from the Illinois Conservation Foundation that they were awarded a \$1,000.00 grant for which they had applied in March for promotion of their Fishing and Hunting Day.

Vice Chairman Selzer asked what the capacity is for boat rentals. Mr. Wasson replied that the majority of rentals take place on weekends. He indicated that there are 5 paddle boats available for use. Vice Chairman Selzer indicated that he had talked with Bradley University students who mentioned that some of their marketing classes help organizations write plans and promote advertising. Mr. Wasson stated that, through their exclusive agreement with Coca Cola, there were some cooperative advertising programs set up, including a coupon program for ISU students returning to campus. He indicated that he is always amenable to free advertising assistance.

Vice Chairman Selzer asked if there were any other questions or comments. Hearing none, he thanked Mr. Wasson for attending.

Mr. John Zeunik, County Administrator, stated that he had no items for action nor were there any items for information.

Vice Chairman Selzer asked if there were any questions for Mr. Zeunik. Hearing none, he asked if there was any Other Business or Communications for the Committee.

Mr. Dean asked if Chairman Bostic was invited to attend the event in Chicago. Mr. Moody indicated that there is no limit on tickets and she would be very welcome to attend. He stated that the tickets are \$75.00 each, which includes the banquet and the ceremony. Mr. Moody advised that the event is not black tie, but business attire.

Mr. Moody reiterated the professionalism of the presentation prepared by Wiss, Janney, Elstner, which garnered them the award. Mr. Zeunik informed the Committee that the Landmarks Preservation Council website lists the winners from last year's competition, noting that next year Wiss, Janney, Elstner's presentation should be available.

Mr. Zeunik mentioned that Landmarks Preservation Council indicated that they were pleased to have an application from downstate Illinois.

Vice Chairman Selzer recognized Mr. Moody's dedication and outstanding assistance to the County.

Vice Chairman Selzer presented the August 31, 2005 Property Committee bills, which have been reviewed and recommended for transmittal to the Property Committee by the County Auditor. The Property Committee Fund total is \$314,361.74 and the prepaid total is the same.

Motion by Dean/Ahart to recommend approval of the bills as of August 31, 2005, which have been reviewed and recommend for transmittal by the County Auditor.
Motion carried.

Property Committee Minutes
September 1, 2005
Page Six

Vice Chairman Selzer asked if there was any other Business or Communication for the Property Committee. Hearing none, Vice Chairman Selzer adjourned the meeting at 3:40 p.m.

Respectfully Submitted,

Judith A. LaCasse
Recording Secretary